FOLIA

42 BRUTON PLACE, MAYFAIR, W1J 6PA

1ST FLOOR - 724 SQ. FT



OVERVIEW

42 Bruton Place offers a bright and flexible first-floor workspace in the heart of Mayfair, with an open-plan front suite and smaller rear-facing room, both benefiting from excellent natural light and generous floor-to-ceiling heights. Tenants also benefit from a communal kitchen, potential bookable meeting room and attractive reception.

YOUR OFFICE, DELIVERED AND MANAGED BY FOLIA.

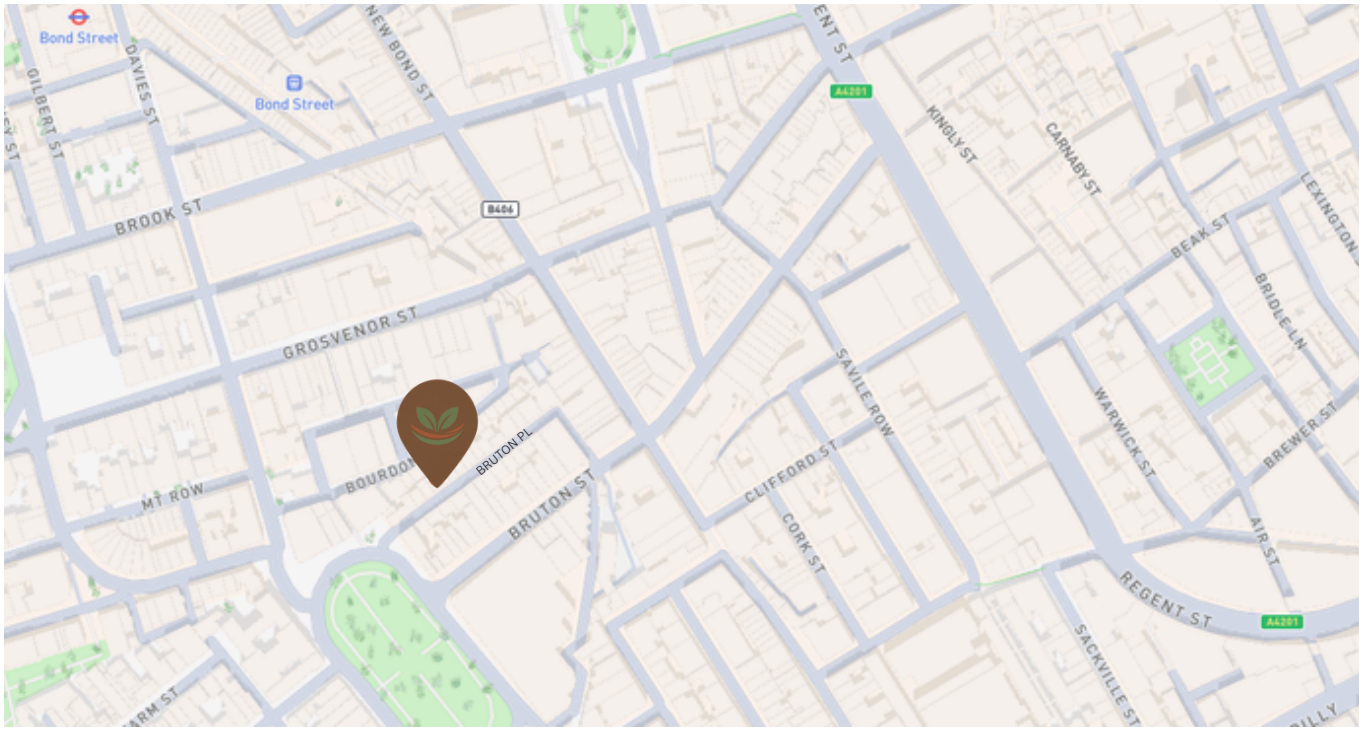
From rent, rates and service charge to fit-out, facilities and day-to-day operations, we manage the workplace as one complete service, giving you one point of accountability, one invoice and one simple solution, with no hidden costs.

SPECIFICATION AND AMENITIES

- Shower
- Natural Light
- Air Conditioning
- Manned Reception
- Kitchen Area
- Daily Cleaning
- Boardroom (by arrangement)
- Fully Fitted
- Tenant App
- Fibre
- Communal
- Meeting Room

LOCATION

Situated on the north side of Bruton Place, just off Berkeley Square. Green Park (Piccadilly, Jubilee and Victoria lines) and Bond Street (Central and Jubilee lines) Underground stations are all within a short walking distance.



THE ACCOMODATION





INCLUDED

PROPERTY EXPENDITURE
Rent
Service Charge
Business Rates
Building Insurance

OPERATIONAL EXPENDITURE
Utilities
Cleaning & Waste Disposal
Facilities Management
Maintenance
Health & Safety & Compliance
Security

CAPITAL EXPENDITURE
Building Surveys
Stamp Duty Land Tax
Interior Design
Fit-Out Works
Acquisition Fees

TERMS

1ST FLOOR	724 SQ FT	24 MONTHS	BRAND NEW, FULLY FITTED	£199	£12,010 PLUS VAT



"Images are digitally enhanced and/or dressed for illustrative purposes and may not represent the exact current condition, specification or appearance of the property. Furniture, finishes and other elements shown may illustrate how an occupier could choose to configure or use the space."

THE SPACE













Folia Space Ltd
Telehone: 020 7870 8676
Email: enquiry@folia.space
Web: www.folia.space

"Our Guiding Principle - Truth Over Transactions"